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06/03/2025 03:36 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

When Recorded Please Return To:
PIRKLE LAW FIRM, INC. P.S.
P.O. Box 1788
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2025 1711
JUN 03 2025

Amount Paid \$ 0
Skagit Co. Treasurer
By *LT* Deputy

QUIT CLAIM DEED

THE GRANTOR, JACKSON HARRIGAN, an unmarried person, for and in consideration of transfer to Limited Liability Company (mere change in form of ownership) (WAC 458-61A-211(2)(a)), conveys and quit claims to **GRANTEE**, CAPTAIN JACK'S LAKE HOUSE, LLC, a Washington Limited Liability Company, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

Assessor's Parcel Number: P19271 (340112-0-041-0006)

That portion of Government Lot 5, in Section 12, Township 34 North, Range 1 East, W.M., described as follows:

Beginning at a point on the South line of the County Road as the same existed on November 20, 1950, that is 561 feet West of the East line of the said Section, (said point being on the West line of a tract of land conveyed to William H. Halpin by Deed recorded in Volume 9 of Deeds, Page 19, records of Skagit County, Washington; thence West on the South line of said County Road, 300 feet to the Northeast corner of a tract of land conveyed to Anton Christenson by Deed recorded under Auditor's File No. 52514, records of Skagit County, Washington; thence South, 937 feet, more or less, to the meander line of Lake Campbell; thence Easterly on the said meander line to a point due South of the point of beginning; thence North 950 feet, more or less, to the point of beginning;

EXCEPT the East 200 feet thereof,

ALSO EXCEPT that portion conveyed to Skagit County for road purposes by Deed recorded September 21, 1954, under Auditor's File No. 506778, records of Skagit County, Washington.

TOGETHER WITH shore lands of the second class as conveyed by the State of Washington, situate in front of, adjacent to and abutting upon said tract.

Situate in the County of Skagit, State of Washington.

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements, provisions and assessments of record, if any.

Dated this 29th day of May, 2025.

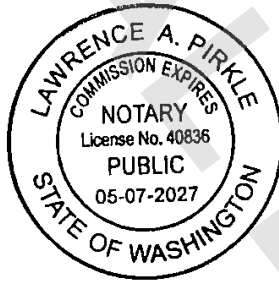


JACKSON HARRIGAN

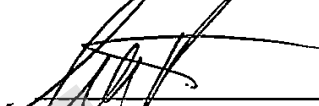
STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that JACKSON HARRIGAN is the person who appeared before me and said person acknowledged that he signed this instrument and acknowledged to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal this 29th day of May, 2025.



LAWRENCE A. PIRKLE



NOTARY PUBLIC in and for the
State of Washington
Residing at: Mount Vernon
My Commission Expires: 5/7/27